

## Order of Transit Board May Put 100 More Cars on I. R. T.

More and Larger Trains Expected To Be Included in Commission's Ruling To Be Issued Early in Week

Transit Commissioners McAneny, Harkness and O'Ryan were in conference yesterday afternoon at the home of Chairman McAneny concerning the scope of the order which is to be issued, probably next Tuesday, for improvement of the service on the Interborough system.

The impression prevails in transit circles that the Interborough will be directed to order the construction of new cars for delivery at the earliest possible date.

It is understood also that the service order will include more and longer trains during non-rush hours and more trains and cars for the theater-goers. The burden of the testimony adduced during the last month at the service hearings makes it reasonably clear that the Interborough is doing all it can during the rush hours, morning and night, to handle the traffic, especially in the subway. It also was made clear that the company was simplifying the service during the non-rush hours, solely on the score of economy.

The tentative agreement promulgated by Judge Julius M. Mayer, looking at the reduction of the rental terms between the Manhattan Elevated and the Interborough provided for new capital for the Interborough. If the Transit Commission had any doubt as to the feasibility of providing better service before the tentative agreement was entered into they had none afterward.

President Hadley says that he is ready to sit down with the engineers of the Transit Commission and talk over the traffic problem with the idea of bettering the facilities. During the rush hours the Interborough is using all its cars, or nearly all of them, and no appreciable improvement can be made in the service without new cars. He said, Mr. Hadley testified that it would take about seven months to get new cars and provide for their storage, and the commission decided to make the best arrangement possible at the earliest possible time. It is expected that the Interborough will comply with the forthcoming order for the improvement of service.

## Contract Let for Community House to Replace Old Mission

Contract for the erection of the community building to replace the Hadley Mission, Bowery landmark, at First Street, has been awarded to the Kennedy Construction Company, according to "Ward's Building Reports." The structure, four stories, will occupy the site at 201 and 203 Bowery, extending through a distance of 50 feet to 7 and 9 Second Avenue, with an outlet at 19 and 21 East First Street. It will contain swimming pool, auditorium, living quarters and other facilities, and will cost more than \$300,000. The contract was awarded to the Kennedy Construction Company, architect. It will be of brick, limestone and granite, and is to be put up by the Church of All Nations.

## Astor Estate Sells Tenements in East Fourteenth Street

The William Waldorf Astor estate sold through M. R. H. Harkness & Co. the six-story tenements, 225x100, at 425 East Fourteenth Street, 100 feet to First Avenue. The buyer is a local of Samuel S. Isaac, who said to have paid close to the asking figure of \$180,000. The Astors owned the land since 1804.

## Theodore Revillon Sells Fine Home in West 74th Street

Freese & Elliman sold for Theodore Revillon the residence at 319 West Seventy-fourth Street, 53x100, held at \$80,000, to a client for occupancy.

## Operators Sell Bronx Plots

Frederick Brown sold the plot, 63x165, irregular, on the south side of Tremont Avenue, 120 feet east of Morris Avenue, 50 feet south of Burke Avenue, A. Di Benedetto negotiated the sale. D. A. Trotta sold for R. Baldo a two-story building occupied as store, dwelling and loft, 25x100, at 2472 Arthur Avenue.

## Sells Home in Edgemere

The Lewis H. May Company sold for Carl Dreyfus the Shuman property consisting of a two and one-half story Colonial dwelling at Beach Thirty-fourth Street, Edgemere, L. I., to Philip Liberman. Payson McL. Merrill Company leased, under Leslie R. Reis to Harry Lester, of St. Louis, his property on Cedarhurst Avenue and Auerbach Lane, Cedarhurst, L. I.

## Brokers in Club Lease

Mr. Ince, of Brett & Goode Company, and Cross & Brown Company were the brokers in the lease of space in the Bath Terminal Building, at 130 West Fifty-second Street, to the Newspaper Club of New York, Inc.

## East 12th Street Flat Sold

E. H. Ludlow & Co. sold for Florence Adder the five-story tenement, 627 East 12th Street. The purchaser is the Diamond Holding Corporation, Simon Hertz, president.

## Real Estate News

### Professionals And Investors Deal in Flats

### Operators Resell Bermuda Apartment, Housing 48 Families, in West 150th St.; Other Houses Sold

The Meister Builders, Inc., resold to the Chalmers Realty Company the six-story apartment known as the Bermuda, at 610 West 150th Street, 100x100. It accommodates forty-eight families. Sharp & Co. resold for a syndicate, headed by Louis Kramer, the Van Courten, a six-story elevator apartment, at 314 West Ninety-fourth Street, 75x100. It is arranged for twenty-four families in five, six and seven-room suites. The selling syndicate bought the property last month through the same brokers from the Loft Realty Company, which bought it from its builder, Jacob Axelrod, some fifteen years ago.

The Albert Operations sold to the Astor Realty Corporation the three five-story flats, 100x11x95, at the northeast corner of Manhattan Avenue and 121st Street, subject to mortgages for \$148,000.

Abraham Saffir sold for the Marine Realty Corporation, a holding company for the Sulzberger estate, the five-story tenement with stores at 1057 Third Avenue, 25x100.

Harry Meschenberg purchased a five-story flat at 236 West 121st Street, 18x100.11.

James Henry sold for Helen M. Steele 225 East 125th Street, a five-story flat, 17x100.

Frederick Kernochan sold to Isaac V. Cohen the two five-story flats at 265 and 267 West 153d Street, 75x99.11.

Robert and Jennie Garowich sold to Jennie Roberts a five-story flat at 34 West Twenty-fifth Street, 25x95.5.

Beatrice Schwartz sold to Pauline Wasserman a six-story store tenement at 219 East Tenth Street, 25x94.5.

Jennie E. McCullen sold to Maria S. Simpson a four-story tenement at 470 East Sixty-second Street, 18x98.9.

Philip Goldberg sold to Max and Alexander Adler a five-story tenement at 120 Orchard Street, 25x87.5.

### Operator Buys Six Houses At Bleeker Street Corner

Deals Said To Be Pending for Resale of Properties Containing 17 Stores to Tenants

Daniel H. Jackson bought from John E. Pye and the County Holding Company, William H. Critchfield, Adams, and Robert and Jennie Garowich, six houses at 219 and 221 Bleeker Street, 271 and 273 Elizabeth Street, comprising the southwest corner, with six three and four story business buildings, containing seven stores and basement stores, 90x92. This property rents for \$20,000 per annum. Sharp & Co. were the brokers. Negotiations are said to be pending for reselling the property to present tenants.

Mr. Jackson in the last few weeks closed deals for the corner of St. Nicholas Avenue and 154th Street, southeast corner of 185th Street and St. Nicholas Avenue, the Chateau Thierry at 127 Riverside Drive, 66 to 74 St. Nicholas Avenue and 203 to 207 West Eighty-eighth Street.

Mr. Jackson also sold to Mary Kuehn a four-story building at 164 West Thirty-sixth Street, 18x118.5 irregular.

### New and Old Flats Figure in Trading in Bronx

The new five-story apartment at 2107 Daly Avenue, 42.7x106.4, has been bought by Moses H. Rothman for Benjamin Taub. It contains twenty suites.

Julius Trattner sold for John Friedrich to Isidore Newcorn the four-story flat, 362 East 150th Street, and the adjoining five-story flat at 364, 50x100, joining five-story flat at 367 East 148th Street, 25x105.3.

Emma C. Wallace sold to Sam Rachrach a four-story flat at 1416 Prospect Avenue, 28.2x149.7x irregular, known as the Margaret.

The Hudson P. Rose Company resold to Henry Degel a three-family house at 1998 Bathgate Avenue, 16.8x85.8x irregular.

Benjamin Englander sold for R. Klein to Aaron Bernstein and Solomon Berkowitz the two-family brick dwelling 754 Beck Street, 25x100.

Moritz Margard sold to John Kanzer a three-story dwelling at 356 East 143d Street, 25x100.

Simon Wollak sold to Lina Levy a three-story dwelling at 2423 Jerome Avenue, 19.2x102.5x irregular.

Herman Albenberg sold to Rose Lewin a three-story dwelling at 358 East 198th Street, 20x75.

Jacob B. Liebowitz sold to Edward Franzblau a two-story dwelling at 1341 Teller Avenue, 25x100.

### Buying in Brooklyn

Bulky & Horton Co. sold 241 Brooklyn Avenue, a modern duplex house, for A. H. Abbott.

A. J. Shannon Company, Inc., sold the three-story residence at 494 Fifth Street for G. W. Hopkins.

J. Lacov sold for Wm. E. Harmon & Co., to J. H. Hastie, a plot 60x150 on the northwest corner of Ocean Parkway and Avenue J, on which a fourteen-room dwelling will be erected.

### House Adjoining Smathers In West 75th Street Sold

Emma W. Harris Disposes of Dwelling Between West End Avenue and Drive

William B. May & Co. sold for Emma W. Harris the modern five-story dwelling at 306 West Seventy-fifth Street, 55x139, located between West End Avenue and Riverside Drive. The house has been in the market at \$85,000 and the new owner, a client of Edward R. Sanford, after making alterations, will occupy it. The residence of E. E. Smathers adjoins on the east.

Katherine W. Parker sold to the A. R. Operating Company a four-story dwelling at 123 West Seventy-fourth Street, 22.9x102.2; also to the same buyer 325 West Eighty-eighth Street, a similar property, 20x100.8.

Lillian W. Cooke sold to the Luke Blake Realty Company a four-story house at 344 West Fifty-seventh Street, 21.5x100.5.

Agnes G. W. Bertieri sold to James Reid, the tenant, a four-story dwelling at 148 West Eighty-fifth Street, 20x102.2.

Jennie Coghlan sold to Peter McCaffery a three-story dwelling at 659 West 183d Street, 16.8x74.11.

McCotter & Davis sold for Edmond Gibbons 245 East Fourth Street, a three-story dwelling, 21.10x70, which the purchaser will alter. This is the first sale of the property in forty-five years.

James L. Van Sant resold to John Quadagno 2017 Lexington Avenue, a three-story dwelling, 14.5x89.

### Harriman Place at Jericho Bought by Stock Broker

R. H. Simpson New Owner of Well Known Property, Which Was Held at \$350,000

Mrs. Brady Harriman has sold her estate at Jericho, L. I., to R. H. Simpson, stock broker, of 61 Broadway. It was held at \$350,000. There are forty-two acres in the estate. The dwelling is Georgian in character. Nearby is the estate of Judge Gary. There has been an active demand for North Shore estates, and big prices have been paid according to information from that section. For instance, Arthur C. Sheridan, auctioneer, secured \$470,000 for the Du Pont place at auction from Howard C. Phipps. Mr. Sheridan said at the time that the price established a new high record for that section.

### Publishers Take Space

In Grand Central Station Cushman & Wakefield, Inc., leased a floor at 10 East Thirty-ninth Street to the George H. Doran Company, publishers. The floor extends through the block from Thirty-eighth to Thirty-ninth street, and will be used in addition to their present headquarters at 244 Madison Avenue.

Cross & Brown Company leased three-quarters of the fifth floor at 420 West Fifty-fifth Street to Auldred Bros., automobile painters; offices at 1452 Broadway to Grant & Co., stock brokers; the eighth floor at 103 Fifth Avenue to the B. & B. Sign Company, Inc., and with Butler & Halwin, space at 22 East Forty-first Street to Pincus Rosenblum, merchant tailor.

Albert B. Ashforth, Inc., leased space in the Engineering Building, 114 Liberty Street, to Bernard Mendes and the Gotham Advertising Company, at 299 Fifth Avenue to Auerbach-Levy Company, and at 28-30 West Thirty-eighth Street to the Oriole Hat Company.

### Buy at Jackson Heights

Harold M. Lewis, of Brooklyn, civil engineer with the Russell Sage Foundation, purchased an apartment at 114 Twenty-first Street, Jackson Heights; E. A. Weather, jr., who is secretary of the Seth Thomas Clock Company, also purchased an apartment at 106 Twenty-first Street.

### \$3,000,000 Rental on Broadway and 41st Street Corner Sold

Realty Company Purchases From St. Regis Restaurant Company Lease on Three and Seven Story Buildings

The L. J. Realty Company (Tobias Lapan, Morris Jashoff and Jacob and Max Laskin) bought from the St. Regis Restaurant Company the lease on the northeast corner of Broadway and Forty-first street, running for twenty years, at an aggregate rental of \$3,000,000. The property has a frontage of 102 feet on Broadway and 113 feet on Forty-first Street, adjoining the Knickerbocker building, and consists of a three-story and store building on Broadway, with the seven-story former Hotel Calvert on the immediate corner.

Henry Shapiro & Co. leased for the National City Bank the store formerly occupied as one of their branches, at 1133 Broadway, southwest corner of Twenty-sixth Street, to Ted Trivers, a retail clothes shop. The lease aggregates \$125,000.

Wm. A. White & Sons leased at 384 Greenwich Street the store and basement to Uwanta Egg Company, at 40 Water Street the fourth and fifth floors to the U. S. of America, Department of Agriculture, Bureau of Cotton Examiners, and the first and second floors to Alexander D. Shaw & Co., in the Grand Central Terminal, offices to the New York State League of Women Voters; in the Woolworth Building, part of the fourth floor to Benjamin S. Kirsh, and at 31-33 William Street, offices to G. H. Finley & Co.

Charles B. Walker leased to F. W. Engel office space at 28 Warren Street; the store floor at 26 Howard Street, to Thomas Dennis, Inc.; to Kurbick & Co., the store and basement at 449 West Broadway; space at 86 Walker Street, to Anchor Dress Company; a floor at 143 Prince Street, to Mariette Art Co., and, with E. A. Tredwell, the second floor at 15 Warren Street to Continental Radio and Electric Corporation.

Charles F. Noyes Company rented the first floor at 81 Hudson Street, to Elgie G. Smith, importer and exporter. The Duroess Company leased for the One Congress Street Realty Corporation, Emil Navone, president, to Marchionni Brothers, Inc., the building 170-181-183 West Houston Street.

### Block Front in Astoria Bought For Store Building Site

The newly formed Five County Realty Corporation, with A. Sachs, H. Schnell and E. P. Sobel as directors and having a capital of \$100,000, purchased for improvement with a store building the block front on the north side of Grand Avenue, between Fifth and Sixth avenues, in the Astoria section of Long Island City. The same company also bought the northwest corner of Grand and Seventh avenues, a plot 100x100, for a similar operation.

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### Equitable's Workshop Will Cost \$5,000,000

19-Story Building Is Planned for Block Front on Seventh Avenue

Plans were filed yesterday for the nineteen-story office and store structure which the Equitable Life Assurance Society will erect on the block front on the east side of Seventh Avenue, between Thirty-first and Thirty-second streets. The building will house most of the Equitable clerical staff, now located in the Equitable Building on lower Broadway. Starrett & Van Vleck, architects, estimate the building will cost \$5,000,000.

It will have a frontage of 197.5 feet on the avenue, 275 feet on Thirty-first Street and 165 feet on Thirty-second Street.

### Building for Milliners To Cost \$400,000

Plans were filed yesterday for the twelve-story millinery showrooms to be erected at 1 to 11 West Thirty-ninth Street by a syndicate headed by George Rawak, Starrett & Van Vleck, architects, estimate the cost at \$400,000.

Also were filed for the story of offices and stores to be erected at 312 to 322 West 125th Street, on land owned by the Higgins estate and leased last year for a term of ninety-nine years. Their cost is estimated at \$150,000 by Architect D. W. Dorman, of Brooklyn.

### Long Island Rentals

Theodore T. White rented for Miss Elise M. Gignoux her property on Long Beach, at Great Neck, Long Island. The property has an extensive view over Manhasset Harbor and shore lights.

The Lewis H. May Company leased for S. Herbert the colonial dwelling on the north side of Penn Street, Long Beach, L. I., to Mrs. Katie Greenblatt.

### Today is the Second Day of this WONDERFUL SALE

It will be continued Friday & Saturday at 2:15 p. m. RETIRING FROM BUSINESS.

### OLD WORLD ARTS, INC.

669 Fifth Avenue, N. Y.

will dispose of their entire stock, consisting of Old Silver, Rare Antiques, Carved Ivories, Singing Birds, Copenhagen Porcelain, Modern and Ancient Paintings, Antique Reproductions, Tapestry-Covered Chairs and Inlaid Furniture and Table Lamps, Silver Ships, Wrought Iron Chandeliers, with Ship Models, Jeweled Clocks, Enamel Cigarette Cases, Rock Crystal, Jade and Lapis Ornaments, Bronzes, with Carved Ivory; Fancy and Illuminated Leather Goods, and the Finest Collection of Old and New Ship Models, etc., etc., ever offered to the public at public auction.

### A Collector's Paradise

SALE CONDUCTED BY FELIX A. WIENER, Auctioneer

### APARTMENTS TO LET—FURNISHED

Manhattan

288 RIVERSIDE DRIVE AT 95TH ST.—Corner apartment, seven rooms and two baths. Harris, Vough & Co., 6 East 45th st.

Brooklyn

HEIGHTS, 143 Clinton st.: 2 large light rooms, alcove, tile bath, picture floor, all improvements; private house, \$90; seen between 9-5 week days. Phone Main 8423.

### Manhattan

58TH AND RWAY (Euclid Hall)—Two, three, four and five room furnished, week, month. Telephone Schuyler 590.

720 West 170th st.—Will suit attractively furnished four room apartment. May to October. Inquire in person. References: Ford, Apartment 6D.

### Manhattan

MODERATE-PRICED furnished summer bungalows and cottages, near and near the water. PERRY D. ADAMS, Greenwich, Conn.

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FREE list of houses for sale and rent. Write VAN WINKLE CO., Rutherford, N. J.

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### REAL ESTATE—SALE OR RENT

#### Manhattan

FOR RENT in pleasant part of City Island, in small private park on high bluff at southwest end, 5 beautiful English type houses. Large living rooms, included living porches, overlooking water; steam heat, 4 and 5 bedrooms; private beach. Rent \$1,800 to \$1,800 by the year, unfurnished. H. S. SAYERS, Rochelle St., City Island.

#### Long Island